

CITY OF MILPITAS
COMMUNITY ADVISORY COMMISSION
MILPITAS CITY HALL COMMITTEE MEETING ROOM
UNAPPROVED MINUTES
September 7, 2005

**I.
Call to Order
and Roll Call**

Chair Ranker called the meeting to order at 7:00 p.m. Present were Commissioners Abelardo Lee, Lind, Luna, and Mohsin
Alternates present were Commissioners Fang, Queenan, Villegas, and Choudhury
Absent: Commissioners Cook, Iloreta, and Pham

**II.
Seating of
Alternates**

Alternates seated: Fang, Queenan, Villegas, and Choudhury

**III.
Pledge of
Allegiance**

Chair Ranker led the Pledge of Allegiance.

**IV.
Approval of
Agenda**

MOTION to approve the Agenda as submitted.

M/S: Mohsin, Lee

Ayes: 8

**V.
Approval of
Minutes**

MOTION to approve the minutes of August 3, 2005

M/S: Lind, Luna

Ayes: 8

**VI.
Announcements**

Staff announced that Commissioner Iloreta submitted his resignation to the Mayor; he enjoyed working with the CAC. Chair Ranker stated that Commissioner Iloreta had been with the CAC for over 10 years.

**VII.
Citizens' Forum**

Chair Ranker invited members of the audience to address the Commission on any item not on the agenda. There were no requests.

**VIII.
Liaison Reports**

a. City Council

Staff stated that the City Council established the CIP program for the transit area specific plan and that the project is funded. The project will take approximately 14 months. Staff announced the new Planning and Neighborhood Services Director, Tom Williams. Tambri Heyden went to the City of San Bruno.

IX. Public Hearing

a. Review of Community Development Block Grant (CDBG) Funding Priorities for FY 2006-2008.

Gloria Anaya, Sr. Housing and Neighborhood Preservation Specialist gave a presentation on this item. She stated the last time funding priorities were adopted by City Council was October 21, 2003. The next CDBG funding cycle will be in February 2006. In accordance with HUD guidelines, the City of Milpitas has used its CDBG funding allocation for Public Services and Non-Public Services. During the next fiscal years 2006-2008, the City of Milpitas would anticipate receiving \$670,000 annually in CDBG funds. Since October 2003, the following priorities have been established:

Public Service

1. Senior Services
2. Youth Teen Services
3. Homeless Sheltering / Services
4. Child Care
5. Battered Women Sheltering / Services

Non-Public Service

1. Home Repair / Rehabilitation
2. Affordable Housing
3. Rental Apartment Rehabilitation

During the last CDBG funding cycle, FY 2005-06 the following issues arose

1. The City's Recreation Assistance Program received less funding than the previous year due to HUD's reduced funding. At the April 19, 2005, CDBG funding allocation public hearing, the City Council expressed a desire to maintain a permanent CDBG funding source for City programs.
2. Recently it has been brought to staff's attention by Project Sentinel, the City's Fair Housing provider, that Milpitas provides the least amount of funds to support Fair Housing and Tenant/Landlord activities. Several cities in Santa Clara County provide funding for Fair Housing Services from a portion of their Redevelopment Agency 20% Low-Income Housing Set-Aside Funds.

For the past 6 years, we have funded Fair Housing Activities out of the 20% CDBG Program Administration at a level of \$15,000. According to a survey, at \$15,000, the City of Milpitas provides the least funding for Fair Housing activities in Santa Clara County. The next smallest allocation is the City of Gilroy at \$40,000.

To address the above concerns, staff recommends the following two changes to the CDBG policies:

- To annually reserve 25% of the Public Services funding be allocated to City Programs & services only. This would ensure that City Programs are funded accordingly and also reduce General Fund expenditures. Anaya added that the public services cap is 15% of the total grant, so for example; if the City's total grant is \$670,000, 15% is \$100,500, and reserving 25 % of those funds for City Programs would be \$25,125.
- To address the second concern with Project Sentinel, staff recommends that in addition to the \$15,000, an annual allocation of \$10,000 from the Redevelopment Agency 20% Low-Income Housing Set-Aside Fund be used to

fund Fair Housing and Tenant/Landlord services. This would increase funding from \$15,000 to \$25,000

Staff recommends that the Commission open the public hearing, take public testimony, close the public hearing, and recommend that the City Council maintain the current established funding priorities for FY 2006-2008 with two policy changes: 1) annually reserve 25% of public services money to fund City programs only and 2) recommend City Council/Redevelopment Agency authorize the use of \$10,000 annually to fund Fair Housing/Tenant Landlord activities.

Commissioner Queenan asked if funds would decrease. Staff stated that it is possible as CDBG allocations to Cities change annually based on available HUD funds. Ms. Anaya stated that funding Project Sentinel at \$15,000 for the past several years has not impacted the 15% cap; as Fair Housing/Tenant Landlord services have been funded out of the 20% CDBG Program Administration fund. So as long as we can continue to fund these services from the General Program Admin, we will still free up the full 15% of Public Services monies to fund other agencies.

Chair Ranker asked about the annual RDA allocation of \$10,000, if it brings it up \$25,000 is that adequate. Ms. Anaya stated that cities have different needs, increasing the allocation to a more equitable amount will result in the agency been able to increase the level of services that is provided to our residents and to the City of Milpitas.

Craig Ranker opened the public hearing.

Martin Eichner, Project Sentinel Director of Mediation and Counseling Program, 1055 Sunnyvale-Saratoga Rd. – Emphasized that Gilroy allocated \$49,000 this year as part of their recognition. Project Sentinel is proposing to provide Milpitas a higher level of service and supportive services in recognition of the City's efforts to fund their program more completely. They are offering to do more work, more cases, participate in the Fair Housing Task Force, and offer workshops for Milpitas residents.

Jeanna Cardinale, Grants Coordinator, Second Harvest Food Bank, 750 Curtner Ave. – She thanked the Commission for their support for Operation Brown Bag, which serves Milpitas' low-income seniors. Once a week, seniors receive a bag of groceries. In doing this it helps the seniors off set their living costs of medical bills, housing related costs. This also provides a socialization opportunity and volunteer opportunity. They also receive a quarterly newsletter related to seniors. The program serves 340 households in Milpitas.

Dale Flunoy, Youth Development Coordinator, City of Milpitas – He stated he is happy with staff's recommendation to set aside 25% for the recreation programs. All three-recreation programs run out of money by the 3rd quarter. Chair Ranker asked if their allocated funds for this year would carry them to the fourth quarter. Mr. Flunoy stated that the money would take them pretty close to the end of the fiscal year in June.

MOTION to close the public hearing.

M/S: Lind, Lee

Ayes: 8

MOTION to approve staff's recommendations.

M/S: Lind, Queenan

Ayes: 8

**X.
New Business**

a. Subcommittee/Task Force Status Reports.

Neighborhood Preservation (Lee, Mohsin, Queenan, and Luna)

Commissioner Queenan stated that this item could be tied together with the National Night Out.

National Night Out (Lee and Queenan)

Commissioner Queenan stated that there was feedback from the community that the Police Department has. Commissioner Lee stated that around 30 people showed up at the event that he held in his neighborhood. There was home and safety literature that was given out in his area.

b. Status of Heritage Tree Ordinance.

This item has been moved to the October 5, 2005 CAC meeting.

c. Status of Phillip Cook.

Staff stated that it has been nine (9) months since Commissioner Cook attended a CAC meeting. Staff contacted Mrs. Cook, who stated that Mr. Cook is ill and cannot attend, she didn't want him to be "thrown off the CAC", hoping he could have an emeritus position on the CAC. Staff also spoke to Councilmember Polanski, who stated that there is no emeritus position on any Commission, so he would have to resign or have the City Council take action. Staff recommends that the CAC recommend to the City Council to take appropriate action pursuant to the CAC bylaws, the Mayor could remove Mr. Cook and make the position for an alternate member.

Chair Ranker stated that Commissioner Cook has been a member of the CAC for a very long time, but that there are many people willing to fill the duties and capacities of member of the CAC. He feels we need to move forward. He is recommending forwarding this item to the City Council for appropriate action.

**XI.
Adjournment**

Chair Ranker adjourned the meeting at 8:20 p.m. to the October 5, 2005 meeting.

Respectfully submitted,

Veronica Rodriguez, Recording Secretary